

THE CAROLINAS COLLECTION

SOUTHBRIDGE at PEGGY'S COVE

INCLUDED FEATURES

EXTERIOR FEATURES

- LOW MAINTENANCE VINYL SIDING, VINYL SHAKES AND TRIM
- TIMELESS BRICK OR STONE APPOINTED EXTERIOR ACCENTS (PER PLAN)
- SHUTTERS (PER PLAN)
- 7' HIGH GARAGE DOOR WITH OPENER & TWO REMOTES
- FLOOD LIGHTS (2)
- CUSTOM NEIGHBORHOOD MAILBOX
- PROFESSIONAL LANDSCAPING PACKAGE INCLUDES FOUNDATION PLANTINGS AT FRONT / SOD FRONT AND SIDE / SEED & STRAW IN REAR LAWN AREA
- CONCRETE DRIVEWAY AND FRONT WALKS
- COVERED PORCH
- 10x12 Patio or 10x12 Deck (Lot Specific)
- 25 YEAR SHINGLES
- 2 FROST FREE EXTERIOR HOSEBIBS AND ELECTRICAL RECEPTACLES
- SINGLE HUNG VINYL WINDOWS WITH TILT OUT BOTTOM SASHES, HALF SCREENS AND GRIDS
- RAISED PANEL FIBERGLASS INSULATED FRONT DOOR
- BRUSHED NICKEL LOCKSET WITH DEADBOLTS ON ALL EXTERIOR DOORS
- 5" OGEE STYLE GUTTERS WITH BAKED WHITE ENAMEL FINISH (FRONT ONLY)
- MONOSLAB FOUNDATIONS OR PARGED BLOCK (PER SITE CONDITIONS)
- HOME TEAM PEST DEFENSE®

INTERIOR FEATURES

- 9' SMOOTH CEILINGS DOWNSTAIRS WITH A COFFERED CEILING IN THE DINING ROOM (PER PLAN)
- TREY CEILINGS IN MASTER BEDROOM
- 2 PANEL "CLASSIC" ARCHED INTERIOR DOORS
- 2 1/4" CASING AROUND DOORS AND WINDOWS
- UPGRADED 3 1/4" BASEBOARD
- BUYER'S CHOICE OF SELECTED CARPET COLORS
- LAMINATE FLOORING IN FOYER AND DINING ROOM
- BRUSHED NICKEL HARDWARE THROUGHOUT
- DECORATIVE LIGHT FIXTURES IN FAMILY ROOM, DINING ROOM AND MASTER BEDROOM
- DESIGNER VENTILATED CLOSET SHELVING SYSTEM
- SECURITY SYSTEM - ONE MOTION, ONE KEYPAD
- SMOKE DETECTOR ALARMS IN EACH BEDROOM
- 36" ELECTRIC FIREPLACE WITH CUSTOM PAINTED MANTEL, & BLACK SLATE SURROUND
- CEILING FANS IN FAMILY ROOM AND MASTER BEDROOM
- CEILING FAN PREWIRES IN ALL BEDROOMS
- 21ST CENTURY WIRING SYSTEM INCLUDES CAT6 PANEL WIRING AND RG6 CATV
- SURROUND SOUND PREWIRE IN GREAT ROOM

DESIGNER KITCHEN

- TIERED KITCHEN CABINETS WITH CROWN MOLDING
- LAMINATE COUNTERTOPS IN DESIGNER FINISHES WITH 8" STAINLESS STEEL SINK
- LOW MAINTENANCE VINYL FLOORING IN KITCHEN, BREAKFAST NOOK AND LAUNDRY ROOM
- 12" CERAMIC TILE BACKSPLASH AROUND KITCHEN CABINETS
- VENTILATED UTILITY SHELF ABOVE WASHER/DRYER
- STAINLESS STEEL APPLIANCE PACKAGE. TO INCLUDE SMOOTH TOP RANGE, OVER THE RANGE MICROWAVE AND DISHWASHER
- GARBAGE DISPOSAL

BATHROOM FEATURES

- GARDEN TUB IN MASTER BATH WITH SEPARATE SHOWER (PER PLAN)
- SHOWER DOOR ON SEPARATE SHOWER IN MASTER BATH ONLY
- ADULT HEIGHT MASTER VANITY WITH CULTURED MARBLE COUNTERTOP
- COMMON BATH INCLUDES WHITE CULTURED COUNTERTOP WITH A SINGLE BOWL
- HALF BATH INCLUDES PEDESTAL SINK AND OVAL MIRROR
- SINGLE LEVER CHROME PLUMBING FIXTURES AND BATH ACCESSORIES
- LOW MAINTENANCE VINYL FLOORING

ENERGY SAVING FEATURES

- GARAGE WALLS DRY WALLED AND TAPED
- CONTINUOUS RIDGE VENTILATED ROOF SYSTEM
- HOUSE WRAP ON EXTERIOR WALLS
- R-VALUES OF R-30 IN CEILINGS AND R-13 IN WALLS
- 14 SEER ENERGY EFFICIENT HEAT PUMP
- ENERGY EFFICIENT ELECTRIC WATER HEATER
- LOW- E GRADE WINDOWS
- CEILING FANS IN FAMILY ROOM AND MASTER BEDROOM
- CEILING FAN PREWIRES IN ALL BEDROOMS

CUSTOMER CARE

- PRE-CONSTRUCTION CONFERENCE & NEW HOME CLOSING ORIENTATION
- COMPREHENSIVE QUALITY ASSURANCE PROGRAM
- ONE YEAR BUILDER WARRANTY
- IN-HOUSE FINANCING AVAILABLE THROUGH HPS MORTGAGE



NOTE: THE SELLER RESERVES THE RIGHT TO MAKE SUBSTITUTIONS IN PRODUCTS AND MATERIALS OF EQUAL OR BETTER QUALITY WHEN DEEMED NECESSARY BY BUILDER, IN ITS SOLE DISCRETION. THE INFORMATION ABOVE MAY CHANGE WITHOUT NOTICE PRIOR TO A FULLY EXECUTED CONTRACT. ALL UPGRADE CHARGES, COST AND EXPENSES SHALL BE PAID AT THE TIME OF ISSUANCE OF CHANGE ORDER. SAID UPGRADE CHARGES, COST AND EXPENSES ARE NON-REFUNDABLE FORETABLE EXPENSES AND SHALL NOT BE REFUNDED TO BUYER UNDER ANY CIRCUMSTANCES.

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